

EXHIBIT A

EXOL Properties LLC

Meridian Reddaway Rent

11/6/2023

Lease Year	Date	Rent Paid	Increase Percent	Actual CPI	Correct % Increase	Correct Rent	Variance
	03/01/18	20,898.58				20,898.58	0.00
	Zero balance forward						
9	04/01/18	21,734.52	4.00%	5.01%	5.01%	21,945.60	211.08
	05/01/18	21,734.52	4% min 12% max increase			21,945.60	211.08
	06/01/18	21,734.52				21,945.60	211.08
	07/01/18	21,734.52				21,945.60	211.08
	08/01/18	21,734.52				21,945.60	211.08
	09/01/18	21,734.52				21,945.60	211.08
	10/01/18	21,734.52				21,945.60	211.08
	11/01/18	21,734.52				21,945.60	211.08
	12/01/18	21,734.52				21,945.60	211.08
	12/31/18	21,734.52				21,945.60	211.08
	02/01/19	21,734.52				21,945.60	211.08
	03/01/19	21,734.52				21,945.60	211.08
10	04/01/19	21,734.52	N/A	No increase	N/A	21,945.60	211.08
	05/01/19	21,734.52				21,945.60	211.08
	06/01/19	21,734.52				21,945.60	211.08
	07/01/19	21,734.52				21,945.60	211.08
	08/01/19	21,734.52				21,945.60	211.08
	09/01/19	21,734.52				21,945.60	211.08
	10/01/19	21,734.52				21,945.60	211.08
	11/01/19	21,734.52				21,945.60	211.08
	12/01/19	21,734.52				21,945.60	211.08
	12/31/19	21,734.52				21,945.60	211.08
	02/01/20	21,734.52				21,945.60	211.08
	03/01/20	21,734.52				21,945.60	211.08
11	04/01/20	22,603.90	4.00%	3.90%	4.00%	22,823.42	219.52
	05/01/20	22,603.90	4% min 12% max increase			22,823.42	219.52
	06/01/20	22,603.90				22,823.42	219.52
	07/01/20	22,603.90				22,823.42	219.52
	08/01/20	22,603.90				22,823.42	219.52
	09/01/20	22,603.90				22,823.42	219.52
	10/01/20	22,603.90				22,823.42	219.52
	11/01/20	22,603.90				22,823.42	219.52
	12/01/20	22,603.90				22,823.42	219.52
	01/01/21	22,603.90				22,823.42	219.52
	02/01/21	22,603.90				22,823.42	219.52
	03/01/21	22,603.90				22,823.42	219.52
12	04/01/21	22,603.90	N/A	No increase	N/A	22,823.42	219.52
	05/01/21	22,603.90				22,823.42	219.52
	06/01/21	22,603.90				22,823.42	219.52
	07/01/21	22,603.90				22,823.42	219.52
	08/01/21	22,603.90				22,823.42	219.52
	09/01/21	22,603.90				22,823.42	219.52
	10/01/21	22,603.90				22,823.42	219.52
	11/01/21	22,603.90				22,823.42	219.52
	12/01/21	22,603.90				22,823.42	219.52
	12/31/21	22,603.90				22,823.42	219.52
	02/01/22	22,603.90				22,823.42	219.52
	03/01/22	22,603.90				22,823.42	219.52
13	04/01/22	23,960.13	6.00%	9.68%	9.68%	25,032.73	1,072.60
	05/01/22	23,960.13	4% min 12% max increase			25,032.73	1,072.60
	06/01/22	23,960.13				25,032.73	1,072.60
	07/01/22	23,960.13				25,032.73	1,072.60

	08/01/22	23,960.13	25,032.73	1,072.60
	09/01/22	23,960.13	25,032.73	1,072.60
	10/01/22	23,960.13	25,032.73	1,072.60
	11/01/22	23,960.13	25,032.73	1,072.60
	12/01/22	23,960.13	25,032.73	1,072.60
	12/31/22	23,960.13	25,032.73	1,072.60
	02/01/23	23,960.13	25,032.73	1,072.60
	03/01/23	23,960.13	25,032.73	1,072.60
14	04/01/23	23,960.13	25,032.73	1,072.60
	05/01/23	23,960.13	25,032.73	1,072.60
	06/01/23	23,960.13	25,032.73	1,072.60
	07/01/23	23,960.13	25,032.73	1,072.60

\$27,496.00 Rent Shortfall thru September 2023 (pre-petition)

Pre-Petition August 2023 Monthly Rent and Tax Impound

Date	Rent Paid	Tax Impound	Correct Amount	Shortfall
08/01/23	0.00	0.00	29,032.73	29,032.73

August 2023 (pre-petition) Rent and Tax Impound Shortfall

Post-Petition Monthly Rent and Tax Impound

Date	Rent Paid	Tax Impound	Correct Amount	Shortfall
09/01/23	23,960.13	4,000.00	29,032.73	1,072.60
10/01/23	23,960.13	4,000.00	29,032.73	1,072.60
11/01/23	23,960.13	4,000.00	29,032.73	1,072.60

\$3,217.80 Rent Shortfall 9/1/23-11/30/23 (post-petition)

R03B4201B

SRG0002

A/R Details with Aging

10/30/2023 11:24:32

Page - 1

As-Of Date 10/30/2023

Aging Date 10/30/2023

Company: 00300 SRMC FBO Orange Bat/SRG Bardee

.....Document.....				Invoice		Due Date/								
Ty	Number	Company	Item	Date	Check Date	Original Amount	Open Amount	Current	31 - 60	61 - 90	91 - 120	Over 120		
Customer:		1907157	USF Reddaway Inc			Phone Number: ()		Credit Limit		Insured Credit Limit				
RU	5160	00300	001	3/1/2023	3/1/2023	73,557.45-	.68-					.68-		
RU	5172	00300	001	4/5/2023	4/5/2023	73,557.45-	.68-					.68-		
RU	5181	00300	001	5/2/2023	5/2/2023	73,340.45-	.68-					.68-		
RU	5187	00300	001	6/1/2023	6/1/2023	73,557.45-	.68-					.68-		
RU	5195	00300	001	6/28/2023	6/28/2023	73,557.45-	.68-					.68-		
RU	5222	00300	001	9/1/2023	9/1/2023	73,557.45-	.68-		.68-					
RU	5231	00300	001	9/29/2023	9/29/2023	73,557.45-	.68-		.68-					
RN	46838	00300	002	4/30/2021	4/30/2021	458.89	13.11					13.11		
RN	47161	00300	001	1/1/2022	1/1/2022	4,374.17	13.72					13.72		
RD	47162	00300	001	2/1/2022	2/1/2022	217.00	13.72					13.72		
RD	47166	00300	001	3/1/2022	3/1/2022	217.00	15.00					15.00		
RD	47205	00300	001	4/1/2022	4/1/2022	217.00	15.00					15.00		
RD	47234	00300	001	5/1/2022	5/1/2022	217.00	15.00					15.00		
RN	47636	00300	001	4/6/2023	4/6/2023	116.72	116.72					116.72		
RD	47737	00300	001	8/1/2023	8/1/2023	217.00	217.00			217.00				
RD	47737	00300	002	8/1/2023	8/1/2023	73,339.77	73,339.77			73,339.77				
RN	47757	00300	001	8/1/2023	8/1/2023	16,214.50	16,214.50			16,214.50				
Customer:		1907157	USF Reddaway Inc			419,096.10-	89,968.78		1.36-	89,771.27		198.87		
Company:		00300	SRMC FBO Orange Bat/SRG Bardee			419,096.10-	89,968.78		1.36-	89,771.27		198.87		
Grand Total						419,096.10-	89,968.78		1.36-	89,771.27		198.87		